

Silver Theatre -- No. 159516

Category **General Government**
 Agency **County Executive**
 Planning Area **Silver Spring**
 Relocation Impact **None**

Date Last Modified
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 Required Adequate Public Facility

January 7, 2002
 7-187 (02 App)
 NO

EXPENDITURE SCHEDULE (\$000)

Cost Element	Total	Thru FY01	Estimate FY02	Total 6 Years	FY03	FY04	FY05	FY06	FY07	FY08	Beyond 6 Years
Planning, Design and Supervision	2,020	1,838	125	57	57	0	0	0	0	0	0
Land	1	1	0	0	0	0	0	0	0	0	0
Site Improvements and Utilities	342	148	194	0	0	0	0	0	0	0	0
Construction	14,161	698	12,290	1,173	1,173	0	0	0	0	0	0
Other	3,339	57	1,434	1,848	1,848	0	0	0	0	0	0
Total	19,863	2,742	14,043	3,078	3,078	0	0	0	0	0	0

FUNDING SCHEDULE (\$000)

PAYGO	2,563	2,563	0	0	0	0	0	0	0	0	0
G.O. Bonds	12,400	0	11,114	1,286	1,286	0	0	0	0	0	0
State Aid	3,100	171	2,929	0	0	0	0	0	0	0	0
Cable TV	1,800	8	0	1,792	1,792	0	0	0	0	0	0

ANNUAL OPERATING BUDGET IMPACT (\$000)

Maintenance				1,842	252	302	310	318	326	334	0
Energy				572	75	96	97	99	102	104	0
Program-Other				266	36	44	45	46	47	48	0
Net Impact				2,680	363	441	452	463	475	486	0

DESCRIPTION

This project provides for the stabilization and renovation of the Silver Theatre to a functioning state-of-the-art cinema as part of the Silver Spring Redevelopment project. The building program consists of the historic renovation of the main theatre, two additional theatres, and office space for the operator's staff. The developer will be responsible for design and construction of the facility subject to review and inspection by County staff. This project is part of a multi-project effort by Montgomery County to support the retail-oriented redevelopment of the Silver Spring Central Business District (CBD), a total public commitment of \$176 million.

Service Area

The Silver Spring Urban Renewal Area.

Plans and Studies

Approved Silver Spring CBD Sector Plan, 2000; Recommendation of the Silver Spring Alternatives Working Group, 1994; Silver Theatre Feasibility Study, 1995; and the Approved Silver Spring Urban Renewal Plan, August 1997.

Cost Change

Inflation.

STATUS

The County has acquired the Silver Theatre, begun stabilization work, and selected the American Film Institute (AFI) as the operator for the Theatre. Construction is in progress.

OTHER

The County Council has added the Silver Theatre to the Master Plan of Historic Places. A feasibility study of possible reuses has been completed. The County has agreed with the AFI to guarantee sufficient sales needed to make the operation self-sustaining for the term of the lease. According to the agreement, "The tickets purchased by the County will be used for educational, promotional, or other purposes that bring community members to the Theatre and its programs."

FISCAL NOTE

Partial capitalization of \$184,000 removed expenditures incurred prior to the General Development Agreement signed in March 1998. These expenditures represent planning costs related to previous notions regarding the redevelopment of Silver Spring.

APPROPRIATION AND EXPENDITURE DATA

Date First Appropriation	FY95	(\$000)
Initial Cost Estimate		800
First Cost Estimate		
Current Scope	FY00	19,785
Last FY's Cost Estimate		19,785
Present Cost Estimate		19,863

Appropriation Request	FY03	78
Appropriation Request Est.	FY04	0
Supplemental		
Appropriation Request	FY02	0
Transfer		0

Cumulative Appropriation		19,785
Expenditures/		
Encumbrances		3,044
Unencumbered Balance		16,741

Partial Closeout Thru	FY00	184
New Partial Closeout	FY01	0
Total Partial Closeout		184

COORDINATION

Silver Spring Redevelopment Program
 Round House Theatre
 Silver Spring Civic Building
 Parking Town Square Garage (#61)
 Parking Silver Circle (Wayne Avenue) Garage (#60)
 ALARF: MCG
 Fenton Street Village
 Department of Finance
 Department of Public Works & Transportation
 Silver Spring Regional Services Center
 State of Maryland, M-NCPPC
 Historic Preservation Commission
 American Film Institute
 Friends of the Silver Theatre
 Private developers
 Cable Office: Cultural Arts Program
 Special Projects Legislation [Bill 29-99] adopted by
 Council November 9, 1999.
 The Executive asserts that this project conforms to
 the requirements of relevant local plans, as required
 by the Maryland Economic Growth, Resource
 Protection and Planning Act.

MAP

See Map on Page 9-6